

NORTHERN STACKS IV

44 Northern Stacks Drive | Fridley, MN 55421

BUILDING SIZE

177,800 SF

AVAILABLE

Office: 20,686 SF

Production: 16,546 SF

Warehouse: 67,717 SF

Total: 104,949 SF

NET RENTAL RATES

Negotiable

2021 CAM & TAX ESTIMATE

\$2.94 PSF Tax

\$1.05 PSF CAM

\$3.99 PSF Total

LOADING

(14) 9'w x 10'h dock doors

(1) oversized 12'w x 14'h drive in door

CLEAR HEIGHT

32'

COLUMN SPACING

45' x 45' with 60' speed bay

DELIVERY

Now



FOR LEASING INFO, CONTACT:

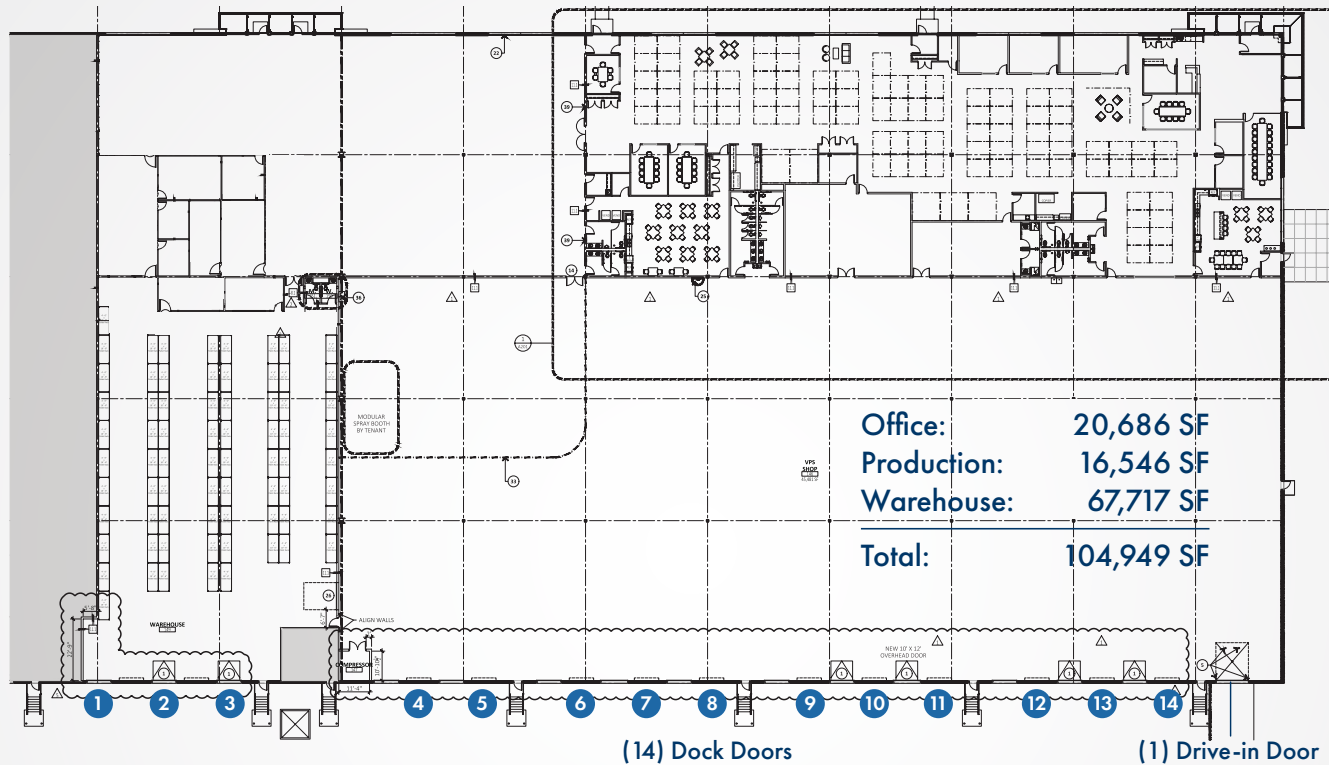
Eric Batiza, SIOR
+1 612 217 5123
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www.northernstacksmn.com



NORTHERN STACKS IV - SITEPLAN

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MASTER SITEPLAN



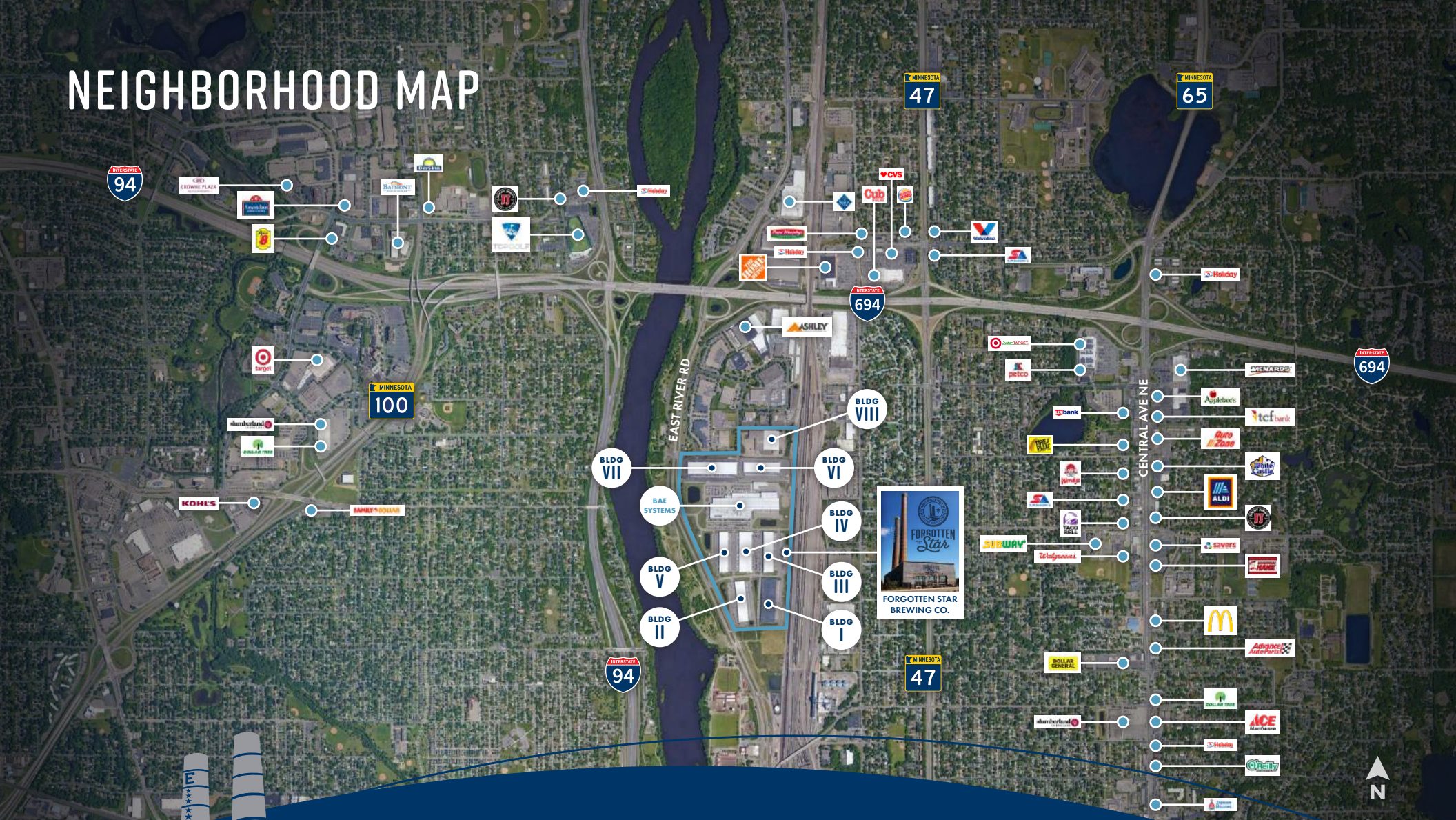
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NEIGHBORHOOD MAP



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